

**MARYLAND HISTORICAL TRUST  
DETERMINATION OF ELIGIBILITY FORM**

NR Eligible: yes ☐  
no ☒

Property Name: Pine Bluff Sanitarium Inventory Number: WI-679  
Address: 1508 Riverside Drive Historic district: ☐ yes ☒ no  
City: Salisbury Zip Code: 21801 County: Wicomico  
USGS Quadrangle(s): Eden  
Property Owner: State of Maryland Tax Account ID Number: 014272  
Tax Map Parcel Number(s): 0728 Tax Map Number: 0047  
Project: \_\_\_\_\_ Agency: Department of General Services  
Agency Prepared By: NABB Research Center at Salisbury Univ.  
Preparer's Name: Ray Thompson Date Prepared: 8/20/2012  
Documentation is presented in: Nabb Research Center at Salisbury University  
Preparer's Eligibility Recommendation: ☐ Eligibility recommended ☒ Eligibility not recommended  
Criteria: ☐ A ☐ B ☐ C ☐ D Considerations: ☐ A ☐ B ☐ C ☐ D ☐ E ☐ F ☐ G  
*Complete if the property is a contributing or non-contributing resource to a NR district/property:*  
Name of the District/Property: \_\_\_\_\_  
Inventory Number: \_\_\_\_\_ Eligible: ☐ yes Listed: ☐ yes  
Site visit by MHT Staff ☐ yes ☒ no Name: \_\_\_\_\_ Date: \_\_\_\_\_

Description of Property and Justification: *(Please attach map and photo)*

Description of the Property:

The structure is a 2 story plus basement, free standing brick building sited near the Wicomico River and Tony Tank Creek. This property does not have direct waterfront access and views of the river are obscured by the overgrowth along the banks. A majority of the property has been paved for parking and driveways, with only small portions of lawn remaining at the South, East, and West yards of the building.

The building has been renovated to incorporate some modern conveniences, such as heating and air conditioning, as well as, enclosing the original screened porches to create additional interior space. The addition of heating and air conditioning systems included installation of drop ceilings and new light fixtures to accommodate ductwork and pipes. The building exterior consists of red brick masonry in flemish bond, with a rowlock band at the water table; windows have rowlock sill and soldier course header. Roofs are hipped with a shallow overhang, with dentil molding on flat trim at the cornice. The original windows remain in the brick areas while the renovated porches, which have been enclosed and clad with siding, have windows of dissimilar proportions.

History of Property:

**MARYLAND HISTORICAL TRUST REVIEW**

Eligibility recommended ☐ Eligibility not recommended ☒  
Criteria: ☐ A ☐ B ☐ C ☐ D Considerations: ☐ A ☐ B ☐ C ☐ D ☐ E ☐ F ☐ G

MHT Comments: *Isolated element of former larger complex*

*Jonathan Sager*  
Reviewer, Office of Preservation Services

*[Signature]*  
Reviewer, National Register Program

*9/13/12*  
Date  
*9/11/12*  
Date

201204285

Originally proposed and built under the direction of Dr. George W. Todd as a Tuberculosis Sanitarium, it was one of 4 buildings at "Pine Bluff" and was also known as the Gordy Building. Today, the site known as Pine Bluff, has been subdivided into separate properties with this parcel only including the Gordy Building. Of the 4 original buildings, only the Gordy building and the Chief Medical Officers residence, which is on a separate property, remain. The facility was purchased by the State of Maryland in 1925, becoming the second state-owned health facility on the Eastern Shore and continued to operate as a Tuberculous Sanitarium until 1972.

The facility was re-purposed to serve as an annex to Deer's Head Hospital for a few years after its closing as a Sanitarium, however this was short-lived and was again repurposed to house the offices of the Maintenance of Aged in the Community (MAC) and Shore Up's daycare for the elderly. In 1975, Senator Homer White, working with the MAC program, proposed conducting a study to convert the facilities into a residential care center for the elderly. Through negotiations, a plan to create Pine Bluff Village for the Elderly was approved in 1977, however, the new plans did include renovating the Gordy Building. Today the Pine Bluff Village occupies approximately 20 acres and consists of modern, affordable residential apartment structures for the elderly.

#### Historical Context:

Salisbury in Times Gone By, by Richard W. Cooper

Portrait of Salisbury Maryland; The Places, the Faces, and the Times, by Richard W. Cooper

A Report on an Intensive Archaeological Reconnaissance Survey of Pine Bluff Village, by Archaeological Services, Inc.

#### Assessment of the Property:

Property Assessment: Not Significant

#### National Register Criterion A: Event

Property Assessment: Not Significant

This building was built in 1923 as a new patient building for the Pine Bluff Tuberculosis Sanitarium, under the direction and contributions of Dr. George W. Todd. The facility was purchased by the state of Maryland in 1925, becoming the second state owned health care facility on the Eastern Shore of Maryland, and continued to operate as a Tuberculosis Sanitarium until 1972. The building later housed offices for Shore Up!, and the MAC Center. As of August 2012, the facility remains property of the state of Maryland and is vacant. There are no records of historically significant specific events or pattern of events, to have occurred on the grounds or within this building. The building was used to treat Tuberculosis patients, which was a common illness in 19th and 20th centuries, until the advent of effective vaccines, and represents a common building type for that era. Due to the fact that there are no records of significant events, this building is not considered historically significant under Criterion A.

#### National Register Criterion B: Person

Property Assessment: Not Significant

Through our research, the most significant person directly associated with this building is Dr. George W. Todd, who founded the Pine Bluff Tuberculosis Sanitarium in the late 19th century. This was the last building constructed at the Sanitarium under the direction and funding of Dr. Todd. Dr. Todd is most recognized for the establishment of Peninsula General Hospital, which has evolved to become Peninsula Regional Medical Center today. Dr. Todd is a historically significant person for Salisbury and the

#### MARYLAND HISTORICAL TRUST REVIEW

Eligibility recommended \_\_\_\_\_ Eligibility not recommended \_\_\_\_\_

Criteria:    A    B    C    D Considerations:    A    B    C    D    E    F    G

#### MHT Comments:

\_\_\_\_\_  
Reviewer, Office of Preservation Services

\_\_\_\_\_  
Date

\_\_\_\_\_  
Reviewer, National Register Program

\_\_\_\_\_  
Date

## NR-ELIGIBILITY REVIEW FORM

WI-679

Pine Bluff Sanitarium

Page 3

Eastern Shore Peninsula as a health care pioneer. When evaluating the significance of Dr. Todd's accomplishments, his association with Peninsula General Hospital would best represent his historic contributions, due to the permanence of the facility as well as, his tenure with the hospital. He was only connected with this building for two years prior to the sale to the State of Maryland. Dr. Todd's connection with Pine Bluff Sanitarium should be considered secondary to his work with Peninsula General Hospital / Peninsula Regional Medical Center, and as such this building is not considered historically significant under Criterion B.

National Register Criterion C: Design / Construction  
Property Assessment: Not Significant

Referring to the description of the property above, the existing building does not embody characteristics of a type, period, or method of construction under the National Register Criterion. The building includes original wood windows and interior wood trim, doors and frames, however, these are not of a high artistic value or quality. The brickwork detail is modest and a Flemish bond for the wall construction, and includes the use of a rowlock band at the water table and windows openings framed with a rowlock sill and soldier header. The dentil molding and flat trim at the cornice are the only prominent details other than the modest masonry work, and are common details for that era. In addition to the fact the original building was not of high architectural quality, the original building has been renovated to enclose the once screened porches, using wall tiles and windows that are not of similar proportions to the existing openings. The interior has been renovated to accommodate modern conveniences, which required lower ceilings, resulting in the use of modern materials and light fixtures. The original flooring materials have been replaced, or concealed with modern materials and the original layout has been revised to accommodate the various occupant needs over the building's history. The original building would not be considered an example of high architectural design and has been subsequently renovated. It is therefore, not considered historically significant under criterion C.

National Register Criterion D: Information Potential  
Property Assessment: Not Significant

Attached is "A Report on an Intensive Archaeological Reconnaissance Survey of Pine Bluff Village" prepared for Oxford Development Corporation by Brad Marshall, Consulting Archaeologist, Archaeological Services, Inc. on May 2, 1997. This report states on page 2 "Based on the above conclusions, the region does not suggest itself for the process of determining eligibility for the National Register." Based on this information, this property is not considered historically significant under criterion D.

## MARYLAND HISTORICAL TRUST REVIEW

Eligibility recommended \_\_\_\_\_ Eligibility not recommended \_\_\_\_\_

Criteria: \_\_\_ A \_\_\_ B \_\_\_ C \_\_\_ D Considerations: \_\_\_ A \_\_\_ B \_\_\_ C \_\_\_ D \_\_\_ E \_\_\_ F \_\_\_ G

MHT Comments:

\_\_\_\_\_  
Reviewer, Office of Preservation Services\_\_\_\_\_  
Date\_\_\_\_\_  
Reviewer, National Register Program\_\_\_\_\_  
Date

Pine Bluff Sanitarium  
MIHP # WI-679

### Bibliography

Cooper, Richard W. *Salisbury in Times Gone By*. Baltimore, Maryland: Gateway Press, Inc, 1991.

Cooper, Richard W. *Portrait of Salisbury Maryland Thru the 1900's, the Places, the Faces, and the Times*. Baltimore, Maryland: Gateway Press, Inc, 1994.

DeVincent-Hayes, Giani and Nunez, Andy. *Images of America Wicomico County*. Charleston, South Carolina: Arcadia Publishing, 2008.

Jacobs, John E. *The Postcard History Series Salisbury Maryland*. Charleston, South Carolina: Arcadia Publishing, 1998.

Jacobs, John E. *Salisbury and Wicomico County, A Pictorial History*. Virginia Beach, Virginia: The Donning Company Publishers, 1981.

### Attached Articles and Reports

*The Evolution of Pine Bluff*. Stacey L. Shedaker, 1995.

*A Report on and Intensive Archaeological Reconnaissance Survey of Pine Bluff Village, Wicomico County, Maryland 18WC16 and 18WC20*. Brad Marshall / Archaeological Services, Inc, 1977.

"One State Sanatorium Gives Another \$30,000." Baltimore Sun, October 12, 1922.

"Cutting Death Rate from Tuberculosis." Baltimore Sun, May 28, 1927.

"New Head is Appointed for Shore Sanatorium." Baltimore Sun, June 5, 1927.

### Attached Images

<u>Number</u>	<u>Description</u>	<u>Reference</u>
WI-679_01	South West Exterior Elevation	<i>Portrait of Salisbury Maryland Thru the 1900's, the Places, the Faces, and the Times</i> . Page 110
WI-679_02	Original Building at Pine Bluff (demolished)	<i>Salisbury and Wicomico County, A Pictorial History</i> . Page 56
WI-679_03	Original Building at Pine Bluff (demolished)	<i>The Postcard History Series Salisbury Maryland</i> . Page 93

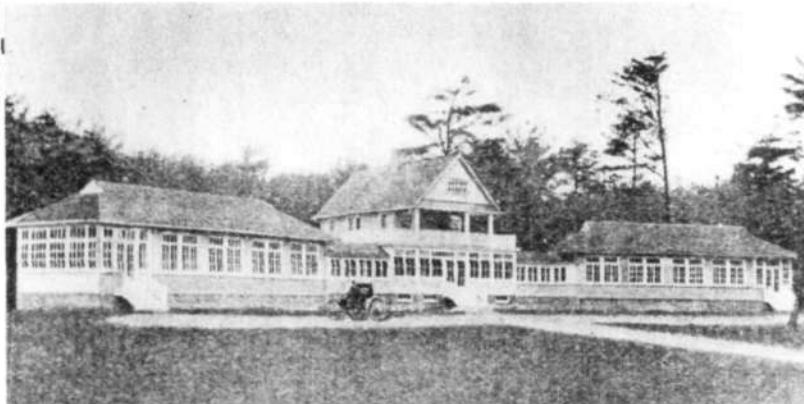
<u>Number</u>	<u>Description</u>	<u>Reference</u>
WI-679_04	View from across Tony Tank showing both Patient Buildings	<i>The Postcard History Series Salisbury Maryland.</i> Page 94
WI-679_05	View from across Tony Tank showing both Patient Buildings	<i>Images of America Wicomico County.</i> Page 34

WI-679\_01



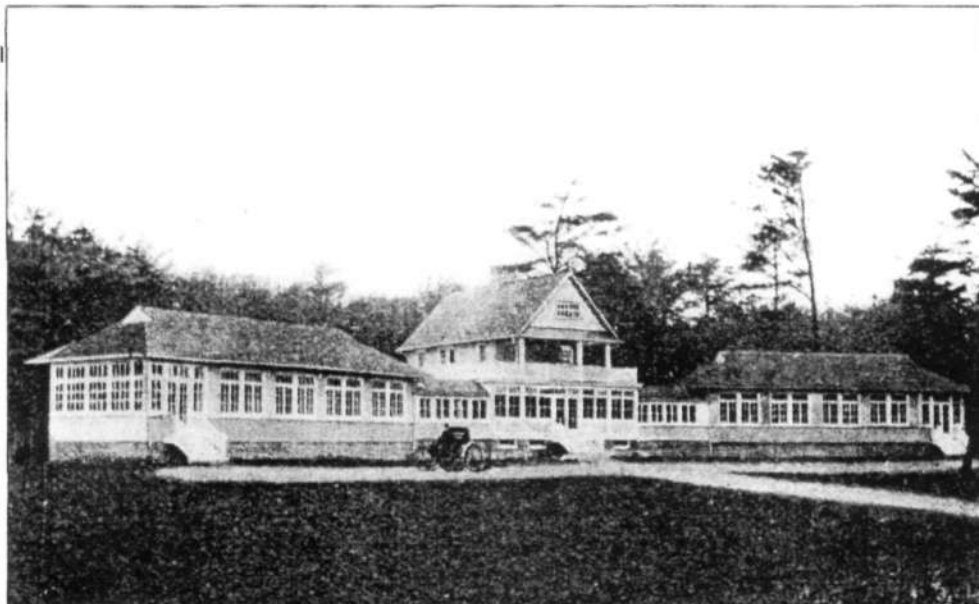
Pine Bluff State Hospital, when it was used exclusively for treatment of Tuberculosis

WI-679\_02



*The original building at Pine Bluff Sanitarium, like the hospital, was founded by Dr. George W. Todd. The sanitarium at its founding in 1908 was a private institution but was later purchased by the State of Maryland in 1925 for the treatment of tubercular patients. The site has since been transferred to Wicomico County and is now operated as a retirement village. This picture was taken shortly after Pine Bluff opened its doors. Courtesy of Wicomico Historical Society*

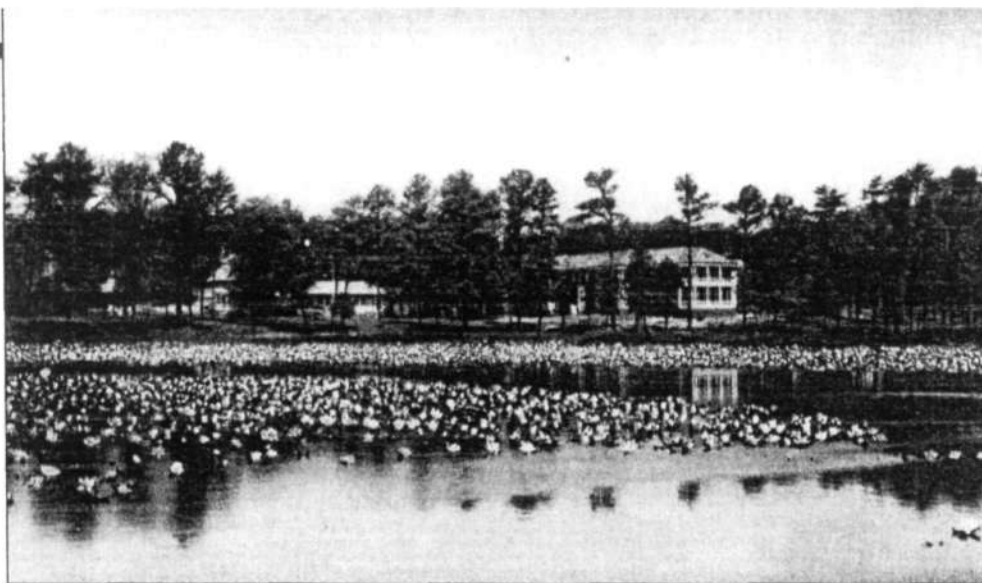
WI-679\_03



**THE PINE BLUFF SANITARIUM.** This picture shows the first building as it was in 1909. The support services were located in the center building, and the two wings with windows were for patients. One wing was for males, the other for females.



WI-679\_04



**PINE BLUFF LILY POND AND HOSPITAL.** This picture shows the sanitarium after the state took it over in 1925, and the new building had been built. It is much more placid than it looks today as the MAC Center.

WI-679\_05



**SANITARY SANITARIUM.** In this mid-1940s image, Pine Bluff State Hospital was a private institution run by Superintendent Edward Ritchings, M.D. It had two wings—one for males and the other for females. It opened in 1912 but became state owned in 1928. Its Wicomico County telephone was Pioneer 9-6503. It had 65 patients and a staff of 42. The complex is no longer a hospital but is now a Maintaining Active Citizens (MAC) center, a non-profit organization dedicated to maintaining the quality of life for older adults. (*A Survey of Salisbury, Maryland.*)



**PINE BLUFF SANITARIUM**

**MIHP # WI-679**

USGS QUADRANGLE MAP - EDEN MARYLAND (N38150-W753 7.5/7.5) DMA 5860ISW SERIES 8330  
(PROPERTY BOUNDRIES OUTLINED IN )



Pine Bluff Sanitarium  
MIHP # WI-679

**Photo Log**

Ink and Paper Combination: *HP81 / Oce- SIPPLS7 Satin Photopaper 7mil*  
CD/DVD-R Gold Type: *Verbatim 96320 Ultra Life 4.7GB 8x Gold Archival Grade DVD-R*

<u>Name</u>	<u>Description</u>
WI-679_2012-06-13_01.tif	Overall North East Exterior Elevation
WI-679_2012-06-13_02.tif	Partial North East Exterior Elevation
WI-679_2012-06-13_03.tif	Partial North East Exterior Elevation
WI-679_2012-06-13_04.tif	Partial East Exterior Elevation
WI-679_2012-06-13_05.tif	Overall South West Exterior Elevation
WI-679_2012-06-13_06.tif	Partial South West Exterior Elevation
WI-679_2012-06-13_07.tif	Partial South West Exterior Elevation
WI-679_2012-06-13_08.tif	Partial South West Exterior Elevation
WI-679_2012-06-25_01.tif	North East first floor entrance interior
WI-679_2012-06-25_02.tif	Example of current ceilings / light fixtures / piping
WI-679_2012-06-25_03.tif	South West enclosed first floor porch interior
WI-679_2012-06-25_04.tif	South West enclosed first floor porch interior
WI-679_2012-06-25_05.tif	East stair enclosure first floor interior
WI-679_2012-06-25_06.tif	East end with enclosed porch first floor interior
WI-679_2012-06-25_07.tif	Second floor patient rooms corridor
WI-679_2012-06-25_08.tif	Typical second floor patient room
WI-679_2012-06-25_09.tif	East end enclosed porch second floor interior
WI-679_2012-06-25_10.tif	East end second floor restroom
WI-679_2012-06-25_11.tif	Second floor services corridor
WI-679_2012-06-25_12.tif	Typical interior door frame with transom window
WI-679_2012-06-25_13.tif	South West enclosed porch second floor interior
WI-679_2012-06-25_14.tif	West stair enclosure first floor
WI-679_2012-06-25_15.tif	West end with enclosed porch first floor interior
WI-679_2012-06-25_16.tif	Main entrance stair first floor interior
WI-679_2012-06-25_17.tif	Main entrance stair first floor interior
WI-679_2012-06-25_18.tif	Main entrance stair first floor interior
WI-679_2012-06-25_19.tif	Typical drop ceiling condition
WI-679_2012-08-14_01	Partial West Exterior Elevation
WI-679_2012-08-14_02	Partial East Exterior Elevation
WI-679_2012-08-14_03	Partial East Exterior Elevation
WI-679_2012-08-14_04	Partial South West Exterior Elevation
WI-679_2012-08-14_05	Partial South West Exterior Elevation
WI-679_2012-08-14_06	Partial South West Exterior Elevation
WI-679_2012-08-14_07	Main Entrance Exterior Elevation
WI-679_2012-08-14_08	Partial South West Exterior Elevation



WI-679

WI-679\_2012-06-13-01

Pine Bluff Sanitarium

Wicomico County, MD

Brenden D. Fredrick

Overall North East exterior Elevation

1/35



WI-679

WI-679\_2012-06-13-02

Pine Bluff Sanitarium

Wicomico County, MD

Brenden D. Fredrick

Partial Northeast Exterior Elevation

2/35





WI-679

WI-679\_2012-06-13\_03

Pine Bluff Sanitarium

Wicomic County, MD

Brenden D. Fredrick

Partial North East Extensor Elevation

3/35



WI 679-2012-06-13-04

WI-679

Pine Bluff Sanitarium

Wicomico County, MD

Brenden D. Fredrick

Partial East extenor Elevation

4/35





WI-679

WI-679-2012-06-13-05

Pine Bluff Sanitarium

Wicomico County, MD.

Brenden D. Fredrick

Overall South West Exterior Elevation

5/35



WI-679-2012-06-13-06

WI-679

Pine Bluff Sanitarium

Wicomico County, MD

Brenden D. Fredrick

Partial Southwest Exterior Elevation

6/35



WI-679

WI-679-2012-06-13-07

Pine Bluff Sanitarium

Wicomico County, MD

Brenden D. Fredrick

Partial Southwest Exterior Elevation

7/35





STOP

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WI-679-2012-06-13-08

Pine Bluff Sanitarium

Wicomico County, MD

Brenden D. Fredrick

Partial Southwest Extender Elevation

S/35



WI-679

WI-679-2012-08-14-01

Pine Bluff Sanitarium

Wicomico County, MD

Brenden D. Fredrick

Partial west Extensor Elevation.

9/35



WI-679

WI 679-2012-08-04-02  
Pine Bluff Sanitarium  
Wicomico County, MD  
Brenden D. Fredrick

Partial East Exterior Elevation  
10/35



WI-679

WI-679\_2012-08-14-03

Pine Bluff Sanitarium

wicomico County, MD

Brenden D. Fredrick

Partial East Exterior Elevation

11/35





WI-679

WI-679-2012-08-14-04

Pine Bluff Sanitarium

Wicomico County, MD

Brenden D. Fredrick

Partial Southwest Exterior Elevation

12/35



WI-679

WI-679-2012-08-14-05

Pine Bluff Sanitarium

Wicomico County, MD

Brenden D. Fredrick

Partial Southwest Exterior Elevation

13/35



WI-679-2012-08-14\_06

Pine Bluff Sanitarium

Wicomico County, MD

Brenden D. Fredrick

WI-679

Partial Southwest exterior Elevation

14/35



WI-679

WI-679\_2012-08-14-07

Pine Bluff sanitarium

wicomico County, MD

Brenden D. Fredrick

Main Entrance exterior Elevation

15/35





WI-679

WI-679\_2012-08-14\_08

Pine Bluff Sanitarium

Wicomico County, MD

Brenden D. Fredrick

Partial Southwest Exterior Elevation

16/35



WI-679-2012-06-25-01

Pine Bluff Sanitarium

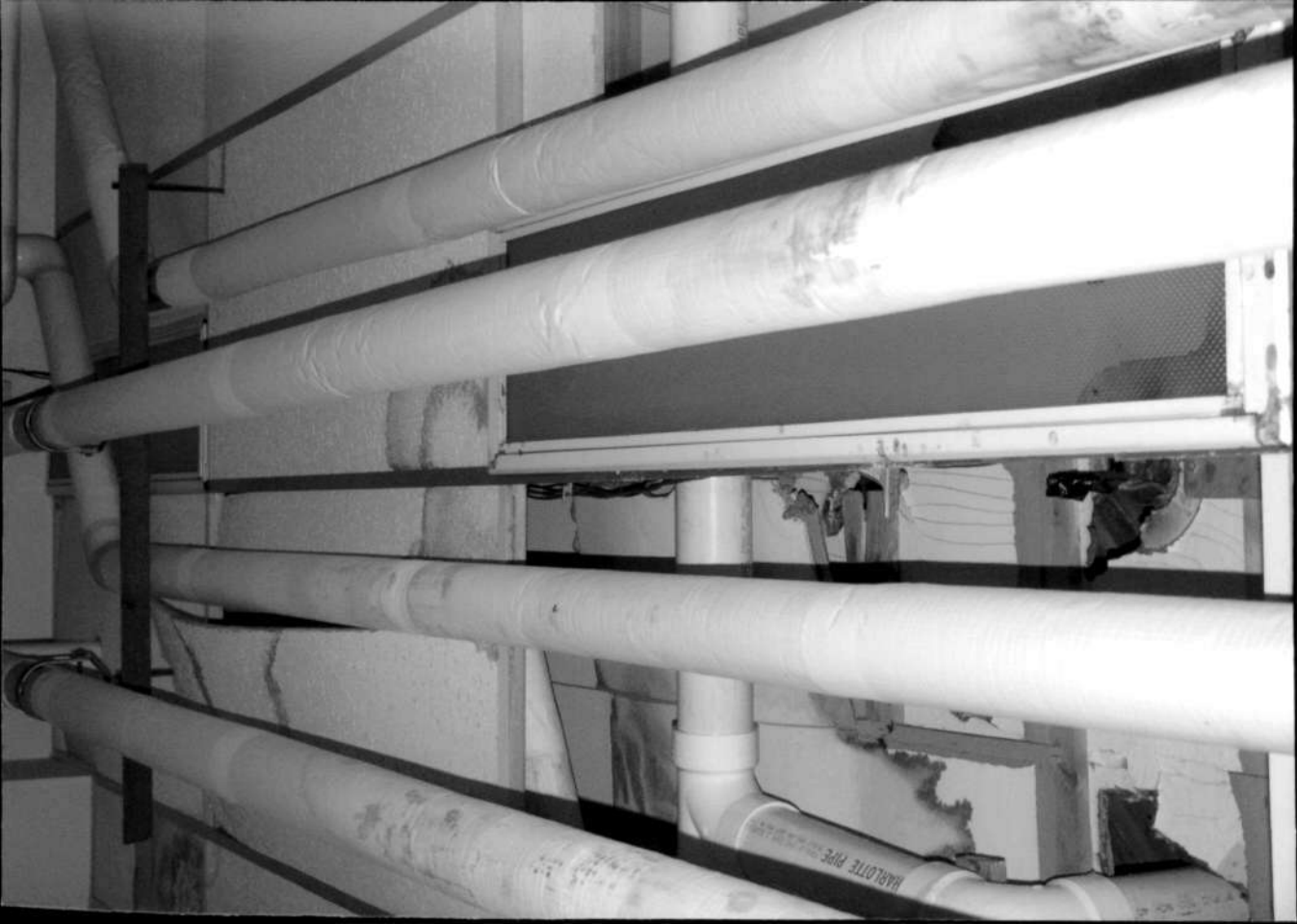
Wicomico County, MD

Brenden D. Fredrick

WI-679

North East first floor entrance interior

7/35



WI-679-2012-06-25-02

Pine Bluff Sanitarium

Wicomico County, MD

Brenden D. Frdrick

WI-679

Example of current ceilings/light fixtures/piping.

18/35



WI-679-2012-06-25-03

WI-679

Pine Bluff Sanitarium

Wicomico County, MD

Brenden D. Fredrick

Southwest enclosed first floor Porch interior.

19/35





WI-679-2012-06-25-04

WI-679

Pine Bluff Sanitarium

Wicomico County, MD

Brenden D. Fredrick

Southwest enclosed first floor porch interior

20/35



WI-679\_2012-06-25-05

Pine Bluff sanitarium

Wicomico County, MD.

Brenden D. Fredrick

East stair enclosure first floor interior

21/35

WI-679



WI-679

WI-679-2012-06-25-06

Pine Bluff Sanitarium  
Wicomico County, MD  
Brenden D. Fredrick

East end with enclosed porch first floor interior  
22/35



WI-679-2012-06-25-07

WI-679

Pine Bluff sanitarium

Wicomico County, MD

Brenden D. Fredrick

Second floor Patients room corridor

23/35





WI-679

WI-679-2012-06-25-08

Pine Bluff Sanitarium  
Wicomico County, MD  
Brenden D. Fredrick

Typical Second-floor Patient Room  
24/35



WI-679

WI-679\_2012-06-25\_09

Pine Bluff Sanitarium

Wicomico County, MD

Brenden D. Fredrick

East end enclosed porch second floor interior.

25135



WI-679\_2012-06-25\_10

WI-679

Pine Bluff Sanitarium

Wicomico County, MD

Brenden D. Frdrick

East end second floor restroom

26/35



WI-679

WI-679\_2012-06-25\_11

Pine Bluff Sanitarium

Wicomico County, MD

Brenden D. Fredrick

Second floor services corridor

27/35





WI- 679

WI- 679 - 2012-06-25-12

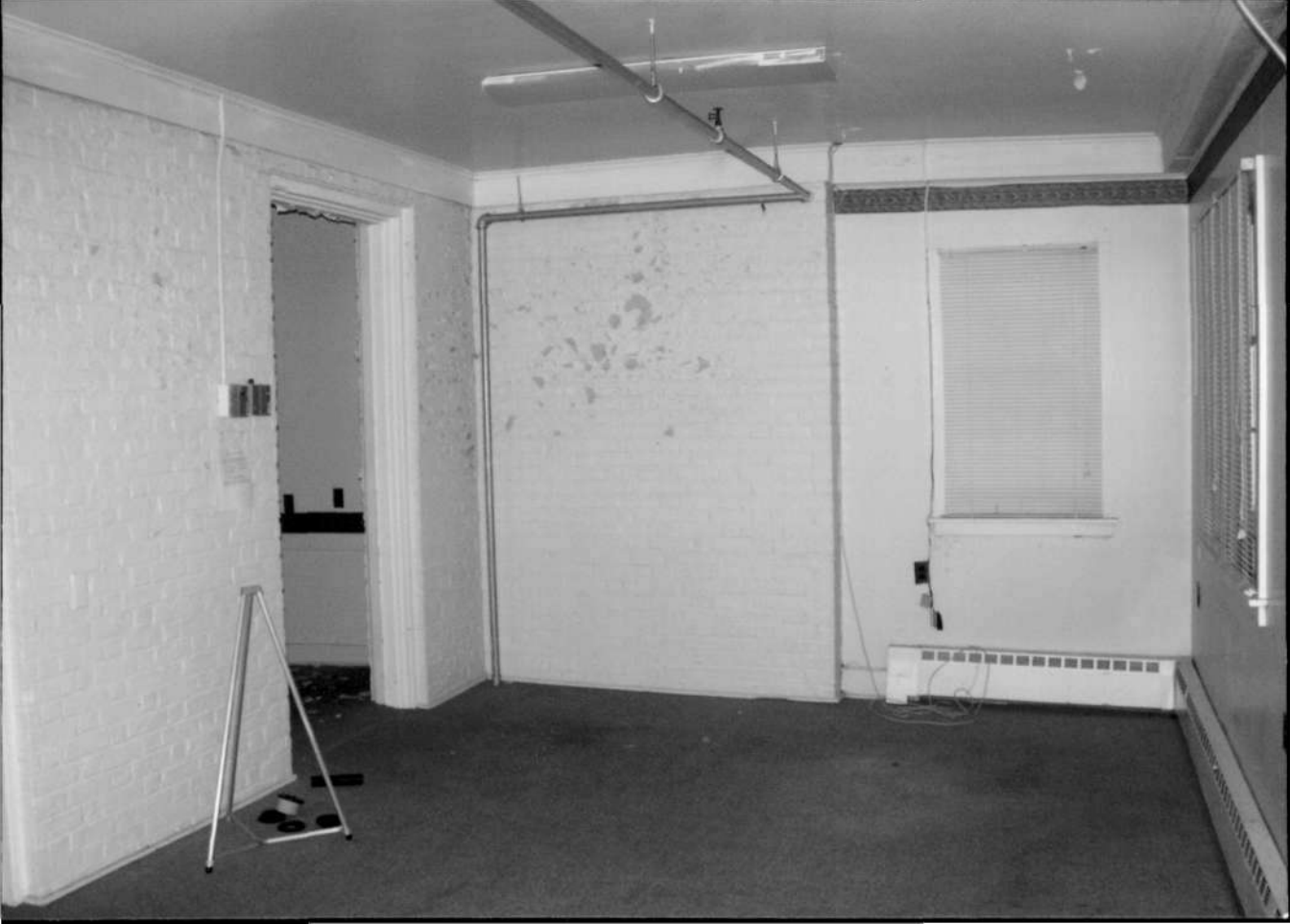
Pine Bluff Sanitarium

Wicomico County, MD

Brenden D. Fredrick

Typical interior door frame with transom window

28/35



WI-679-2012-06-25\_13.

WI-679

Pine Bluff Sanitarium

Wicomico County, MD

Brenden D. Fredrick

Southwest enclosed porch, second floor interior

29/35



WI-679\_2012-06-25\_14

WI-679

Pine Bluff Sanitarium

Wicomico County, MD.

Brenden D. Fredrick

West stair enclosure first floor.

30/35



WI-679

WI-679\_2012-06-25\_15

Pine Bluff Sanitarium

Wicomico County, MD

Brenden D Fredrick

West end with enclosed porch first floor interior

31/35





WI-679

WI-679 - 2012-06-25 - 16

Pine Bluff Sanitarium

Wicomico County, MD

Brenden D. Fredrick

Main entrance stair, first floor interior

32/35



WI-679

WI-679\_2012-06-25\_17

Pine Bluff Sanitarium

wicomico County, MD

Brendan D. Fredrick

Main entrance stair first floor interior

33/35



WI-679\_2012-06-25\_18

WI-679

Pine Bluff Sanitarium

Wicomico County, MD

Brenden D. Fredrick

Main entrance stair first floor interior.

34/35



WI-679

WI-679-2012-06-25-19

Dine Bluff Sanitarium

Wicomico County, MD

Brenden D. Fredrick

Typical drop ceiling condition

35/35